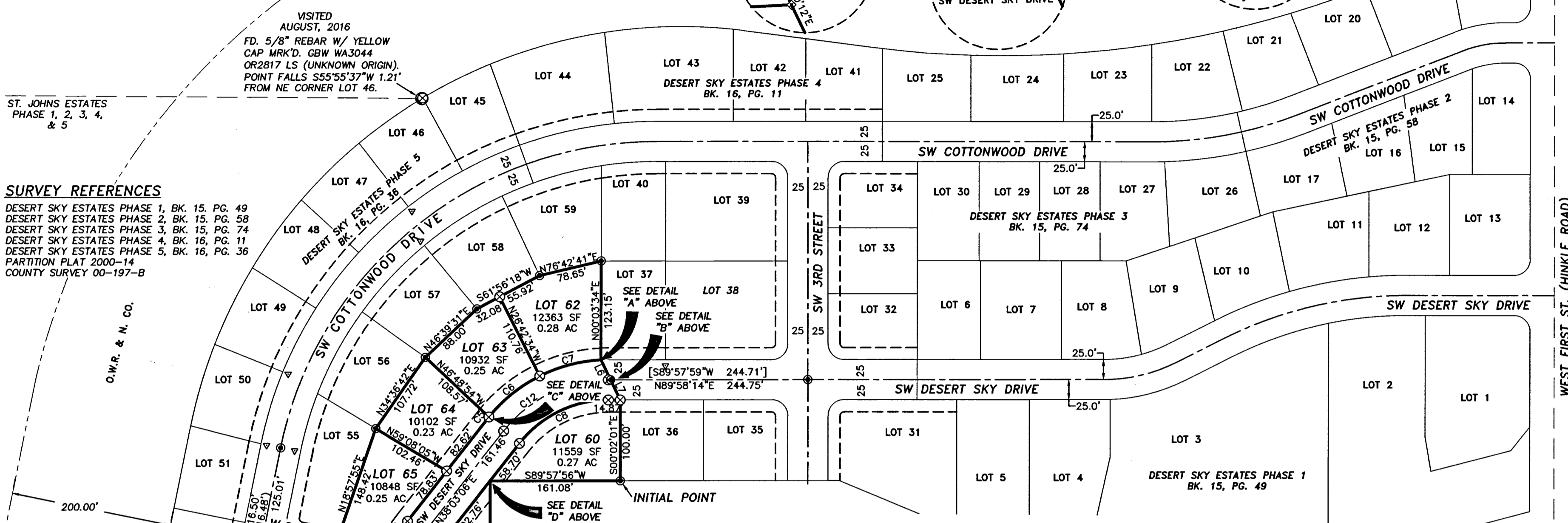


**FINAL PLAT**  
**DESERT SKY ESTATES PHASE 6**

A REPLAT OF LOT 60 OF DESERT SKY ESTATES PHASE 5 ACCORDING TO THE OFFICIAL PLAT THEREOF RECORDED IN BOOK 16 AT PAGE 36 OF TOWN PLATS OF UMATILLA COUNTY, OREGON. LOCATED IN THE SOUTHWEST QUARTER OF THE NORTHEAST QUARTER AND THE SOUTHEAST QUARTER OF THE NORTHEAST QUARTER OF SECTION 15, TOWNSHIP 4 NORTH, RANGE 28, EAST OF THE WILLAMETTE MERIDIAN, UMATILLA COUNTY, OREGON.

FD. 2 1/2" BRASS CAP IN MON. CASE SET BY KRUMBEIN, PLS 933, 1981 VISITED AUGUST, 2016



**SURVEY REFERENCES**  
DESERT SKY ESTATES PHASE 1, BK. 15, PG. 49  
DESERT SKY ESTATES PHASE 2, BK. 15, PG. 58  
DESERT SKY ESTATES PHASE 3, BK. 15, PG. 74  
DESERT SKY ESTATES PHASE 4, BK. 16, PG. 11  
DESERT SKY ESTATES PHASE 5, BK. 16, PG. 36  
PARTITION PLAT 2000-14  
COUNTY SURVEY 00-197-B

VISITED AUGUST, 2016  
FD. 5/8" REBAR W/ YELLOW CAP MRK'D. GBW WA3044 OR2817 LS (UNKNOWN ORIGIN). POINT FALLS S55°55'37"W 1.21' FROM NE CORNER LOT 46.

ST. JOHNS ESTATES PHASE 1, 2, 3, 4, & 5

O.W.R. & N. CO.

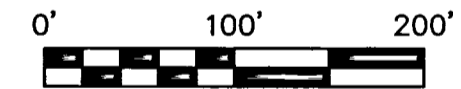
WEST FIRST ST. (HINKLE ROAD) 2648.91'

**SURVEYOR'S CERTIFICATE**  
I, GREG E. FLOWERS, HEREBY CERTIFY THAT I HAVE CORRECTLY SURVEYED AND MARKED WITH PROPER MONUMENTS THE LANDS REPRESENTED ON THE SUBDIVISION PLAT OF "DESERT SKY ESTATE PHASE 6" BEING A RE-PLAT OF LOT 60 OF DESERT SKY ESTATES PHASE 5 ACCORDING TO THE OFFICIAL PLAT THEREOF RECORDED IN BOOK 16 AT PAGE 36 OF TOWN PLATS OF UMATILLA COUNTY, OREGON. THE INITIAL POINT OF SAID "DESERT SKY ESTATES PHASE 6" BEING A 5/8" IRON ROD WITH A YELLOW PLASTIC CAP INSCRIBED "TLS-HDJ" MARKING THE SW CORNER OF LOT 36 OF DESERT SKY ESTATES PHASE 4 ACCORDING TO THE OFFICIAL PLAT THEREOF RECORDED IN BOOK 16 AT PAGE 11 OF TOWN PLATS OF UMATILLA COUNTY, OREGON

I HEREBY CERTIFY THAT THIS IS A TRUE AND EXACT COPY OF THE ORIGINAL.  
*Greg E. Flowers*  
GREG E. FLOWERS, PLS

**REGISTERED PROFESSIONAL LAND SURVEYOR**  
*Greg E. Flowers*  
OREGON  
JUNE 30, 1997  
GREG E. FLOWERS  
02820LS

**BASIS OF BEARINGS**  
N00°03'34"E ALONG THE EAST LINE OF THE NE 1/4 OF SECTION 15, TOWNSHIP 4 NORTH, RANGE 28, EAST OF THE WILLAMETTE MERIDIAN, CITY OF HERMISTON, UMATILLA COUNTY WASHINGTON, AS SHOWN ON THE PLAT OF DESERT SKY ESTATES PHASE 4.



STATE OF OREGON, COUNTY OF UMATILLA }  
I certify that this instrument was received and recorded on 11-28-2018 at 8:10 o'clock a. m., in the record of PLATS of said County. BOOK PAGE 79 OFFICE OF COUNTY RECORDS By: STEVE CHURCHILL Records Officer Fee \$ 120.00 No. 2018-6790597

- LEGEND**
- NEW LOT LINE
  - EXISTING LOT LINE
  - - - SECTION OR SECTION SUBDIVISION LINE
  - ROADWAY CENTERLINE
  - RIGHT OF WAY LINE
  - - - EASEMENT LINE
  - FOUND SURVEY MONUMENT AS NOTED
  - FOUND 5/8" IRON REBAR WITH YELLOW PLASTIC CAP "USKH OR 02820" PER PLAT OF DESERT SKY ESTATES PHASE 5, OR AS NOTED.
  - FOUND 5/8" X 30" IRON REBAR WITH YELLOW PLASTIC CAP "USKH OR 02820" ATTACHED PER THE PLAT OF DESERT SKY ESTATES PHASE 1.

- NARRATIVE**
- ▲ FOUND 5/8" REBAR WITH PLASTIC CAP PER THE PLAT OF DESERT SKY ESTATES PHASE 4.
  - ▼ FOUND OR SET CONC. NAIL IN CURB WITH BRASS WASHER STAMPED "OR 02820" AT 7.25' OFFSET TO LOT CORNER ON THE LOT LINE PROLONGATION.
  - ⊗ SET A 5/8" X 30" REBAR WITH PLASTIC CAP STAMPED "PBS WA19619 OR02820"
  - ◇ COMPUTED POSITION - NOT FOUND OR SET
  - [ ] RECORD DIMENSION PER DESERT SKY PHASE 4 (BOOK 16 OF TOWN PLATS, PAGE 11)
  - ( ) RECORD DIMENSION PER DESERT SKY PHASE 5 (BOOK 16, PAGE 36), OR AS NOTED

LINE	BEARING	DISTANCE
L1	S11°25'58"W	17.30'
L2	S89°57'45"E	25.00'
L3	N89°57'45"W	25.00'
L4	N12°57'21"E	25.01'
L5	S12°57'21"W	25.01'
L6	S25°34'06"E	27.75'
L7	N25°46'20"W	27.71'
L8	N89°57'59"E	2.88'

CURVE	ARC LENGTH	RADIUS	DELTA ANGLE	CHORD BEARING	CHORD LENGTH
C1	364.16'	2004.86'	10°24'26"	S16°37'13"W	363.66'
C1A	3.98'	175.00'	1°18'10"	S00°41'20"W	3.98'
C2	27.89'	20.00'	79°54'27"	S36°36'49"E	25.69'
C3	25.61'	20.00'	73°21'48"	S64°45'04"W	23.89'
C4	30.49'	175.00'	9°58'56"	N33°03'38"E	30.45'
C5	2.37'	190.00'	0°42'58"	N35°24'35"E	2.37'
C6	81.53'	190.00'	24°35'09"	S51°03'58"W	80.91'
C7	79.23'	190.00'	23°33'32"	S75°10'58"W	78.66'
C8	126.85'	140.00'	51°54'32"	N64°00'32"E	122.56'
C9	82.93'	125.00'	38°00'51"	N19°02'40"E	81.42'
C10	40.67'	150.00'	18°32'07"	N07°48'18"E	40.55'
C11	58.85'	150.00'	22°28'44"	S26°48'44"W	58.47'
C12	149.50'	165.00'	51°54'53"	N64°00'32"E	144.44'

(N89°36'42"W 589.77')  
(N89°36'42"W 589.77')

**RECEIVED BY**  
Umatilla County Surveyor  
Date: 12/7/18  
Filed By: CT

FD. 2 1/2" BRASS CAP IN MON. BOX SET BY KRUMBEIN, PLS 933, 1981



PBS Engineering and Environmental Inc.  
5 N Colville St, Ste 200  
Walla Walla, WA 99362  
509.956.3026  
pbsusa.com

CLIENT: PAUL BURNS	PROJECT NO.: 67321	
SURVEYOR: GREG E. FLOWERS	DATE: 09/26/2018	
CALC BY: GEF	DRAWN BY: TJP	SCALE: 1" = 100'
SECTION: 15	TOWNSHIP: 4 NORTH	RANGE: 28 EAST
CITY: HERMISTON	COUNTY: UMATILLA	SHEET 1 OF 2

**FINAL PLAT**  
**DESERT SKY ESTATES PHASE 6**

A REPLAT OF LOT 60 OF DESERT SKY ESTATES PHASE 5 ACCORDING TO THE OFFICIAL PLAT THEREOF RECORDED IN BOOK 16 AT PAGE 36 OF TOWN PLATS OF UMATILLA COUNTY, OREGON. LOCATED IN THE SOUTHWEST QUARTER OF THE NORTHEAST QUARTER AND THE SOUTHEAST QUARTER OF THE NORTHEAST QUARTER OF SECTION 15, TOWNSHIP 4 NORTH, RANGE 28, EAST OF THE WILLAMETTE MERIDIAN, UMATILLA COUNTY, OREGON.

**APPROVALS**

**CITY OF HERMISTON PLANNING COMMISSION & CITY COUNCIL**

THIS IS TO CERTIFY THAT THIS PLAT HAS BEEN APPROVED BY THIS PLANNING COMMISSION AND THIS CITY COUNCIL WHO HAVE REVIEWED IT THOROUGHLY AND ACKNOWLEDGE THAT IT MEETS ALL THE REQUIREMENTS OF THE SUBDIVISION ORDINANCES AS ESTABLISHED BY THE CITY OF HERMISTON, OREGON AND IS NOW READY FOR FILING IN THE "RECORD OF TOWN PLATS" OF THE COUNTY OF UMATILLA, STATE OF OREGON.

THIS 4<sup>th</sup> DAY OF Nov 2018 Margaret Sayler  
CHAIRMAN OF THE HERMISTON PLANNING COMMISSION  
THIS 13<sup>th</sup> DAY OF Nov 2018 [Signature]  
MAYOR OF THE CITY OF HERMISTON - CITY COUNCIL

**UMATILLA COUNTY SURVEYOR**

THIS IS TO CERTIFY THAT I HAVE REVIEWED THIS PLAT OF "DESERT SKY ESTATES PHASE 6" AND I HEREBY ACKNOWLEDGE THAT IT COMPLIES WITH THE STANDARDS SET FORTH IN ORS CHAPTER 92 AND I THEREFORE APPROVE THIS PLAT TO BE ACCEPTABLE FOR FILING IN THE "RECORD OF TOWN PLATS" OF THE COUNTY OF UMATILLA, STATE OF OREGON.

THIS 27 DAY OF Nov 2018 [Signature]  
UMATILLA COUNTY SURVEYOR

**UMATILLA COUNTY COMMISSIONERS**

THIS IS TO CERTIFY THAT WE HAVE REVIEWED THIS PLAT OF "DESERT SKY ESTATES PHASE 6" AND IT IS HEREBY APPROVED FOR FILING IN THE "RECORD OF TOWN PLATS" OF THE COUNTY OF UMATILLA, STATE OF OREGON.

THIS 27 DAY OF Nov 2018

[Signature]  
CHAIRMAN  
[Signature]  
COMMISSIONER  
[Signature]  
COMMISSIONER

**UMATILLA COUNTY ASSESSOR & TAX COLLECTOR**

THIS IS TO CERTIFY THAT WE HAVE REVIEWED THIS PLAT OF "DESERT SKY ESTATES PHASE 6" AND HAVE FOUND THAT ALL TAXES AND LIENS HAVE BEEN PAID ON THE LANDS PORTRAYED IN THIS PLAT AND WE HEREBY APPROVE THIS PLAT TO BE FILED IN THE OFFICE OF THE COUNTY RECORDS.

THIS 20<sup>th</sup> DAY OF November 2018 BY:  
[Signature] UMATILLA COUNTY ASSESSOR  
[Signature] UMATILLA COUNTY TAX COLLECTOR

**HERMISTON IRRIGATION DISTRICT**

THIS IS TO CERTIFY THAT WE HAVE REVIEWED THIS PLAT OF "DESERT SKY ESTATES PHASE 6" AND HEREBY APPROVE THE SAME FOR FILING IN THE "RECORDS OF TOWN PLATS" OF THE COUNTY OF UMATILLA, STATE OF OREGON.

THIS 7<sup>th</sup> DAY OF November 2018 BY:  
[Signature]  
HERMISTON IRRIGATION DISTRICT

**DEDICATION**

KNOW ALL MEN BY THESE PRESENTS, THAT PAUL BURNS A REPRESENTATIVE OF BURNS PROPERTIES, L.L.C., AN OREGON LIMITED LIABILITY CORPORATION, OWNER, OF THE LANDS DESCRIBED IN THE SURVEYOR'S CERTIFICATE AND AS SHOWN ON THE ANNEXED MAP, AND HAVE CAUSED THE SAME TO BE SURVEYED AND PLATTED INTO LOTS AS SHOWN OR NOTED ON THE PLAT AND TO BE HEREBY DEDICATED AS "DESERT SKY ESTATES PHASE 6". WE HEREBY DEDICATE ALL STREETS AND EASEMENTS TO THE PUBLIC FOR PUBLIC USE FOREVER.

[Signature]  
PAUL BURNS, REPRESENTATIVE OF BURNS PROPERTIES, L.L.C.

**ACKNOWLEDGMENT**

STATE OF Oregon } ss  
COUNTY OF Umatilla

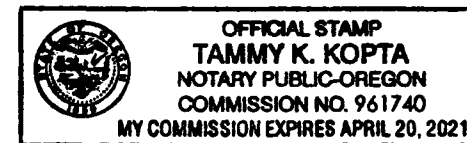
BEFORE ME THIS 6 DAY OF November, 2018 APPEARED PAUL BURNS, WHO BEING FIRST DULY SWORN DID SAY THAT HE IS AN AUTHORIZED REPRESENTATIVE OF BURNS PROPERTIES, L.L.C. AND DOES HEREBY ACKNOWLEDGED THE FOREGOING SUBDIVISION AND DEDICATION OF LAND TO BE A FREE AND VOLUNTARY ACT AND DEED.

WITNESS MY HAND AND OFFICIAL SEAL THIS 6 DAY OF November, 2018.

MY COMMISSION EXPIRES 4-20-21

[Signature]  
NOTARY PUBLIC FOR THE STATE OF OREGON

[Signature]  
RESIDING IN Hermiston



I HEREBY CERTIFY THAT THIS IS A TRUE AND EXACT COPY OF THE ORIGINAL.

[Signature]  
GREG FLOWERS, PLS

STATE OF OREGON, }  
COUNTY OF UMATILLA }

I certify that this instrument was received and recorded on 11-28-2018

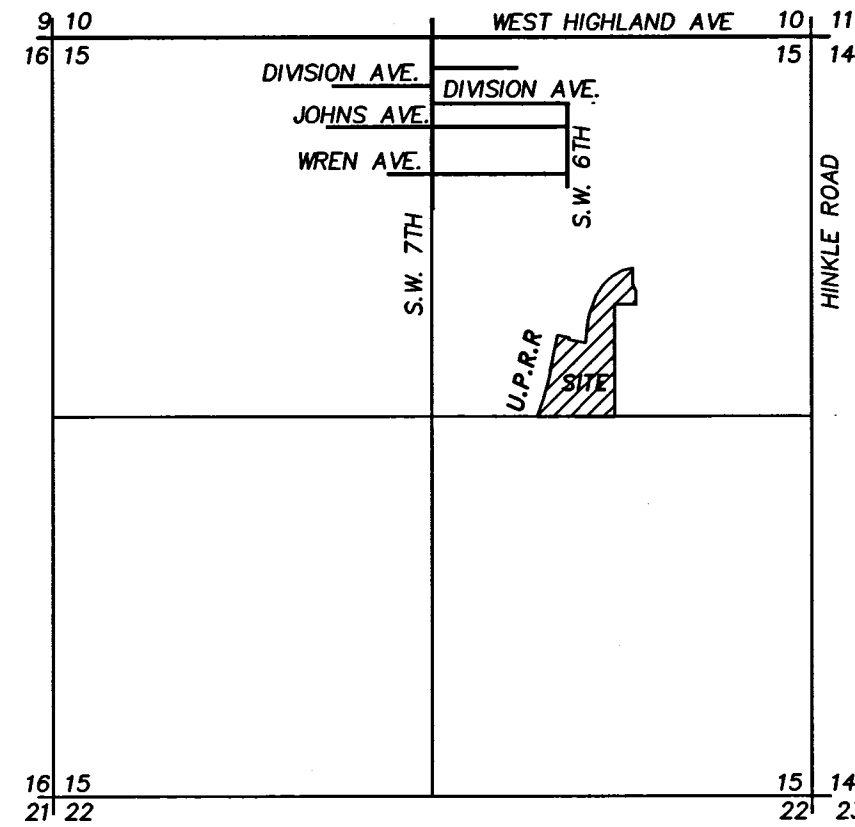
at 8:10 o'clock a. m., in the record of PLATS of said County.  
BOOK 16 PAGE 79

OFFICE OF COUNTY RECORDS

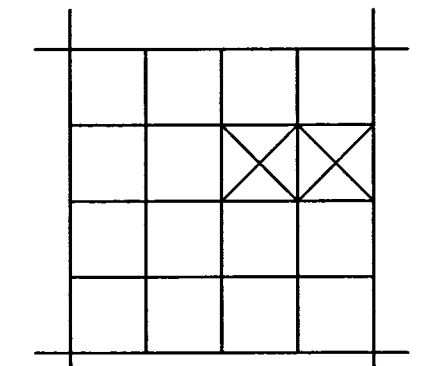
By: STEVE CHURCHILL Records Officer

Fee \$ 120.00 No. 2018-6790597

**VICINITY MAP**  
NO SCALE



**SECTION DIAGRAM**



SECTION 15  
TWP 4N RGE 28E WM



[Signature]  
GREG E. FLOWERS  
02820LS  
RENEWS 12/31/19  
9/20/2018

RECEIVED BY  
Umatilla County Surveyor  
Date: 12/7/18  
Filed By: CT  
No.: 18-113-B



PBS Engineering and Environmental Inc.  
5 N Colville St, Ste 200  
Walla Walla, WA 99362  
509.956.3026  
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SHEET <u>2</u> OF <u>2</u>	